

**GOVERNMENT OF TELANGANA
ABSTRACT**

Municipal Administration & Urban Development Department - Hyderabad Metropolitan Development Authority - Change of Land Use from Conservation use to Manufacturing use in Sy.No.475/A of Elikata (V) Farooqnagar (M), Rangareddy District to an extent of 21852.31 Sq.mts for setting up of Engineering Fabrication under "white" Category under TG-iPASS applied by M/s Srikanya Steel Building System Private Limited - Confirmation of Draft variation - Notification - Issued.

MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (Plg.I(1)) DEPARTMENT

G.O.Ms.No. 120

**Dated: 09-09-2024
Read the following:-**

1. From M.C., HMDA Lr.No.MIC0060011134977/CLU/Plg/TS-iPASS /HMDA/2023, Dated:09.11.2023.
2. From M.C., HMDA Lr.No.MIC0060011134977/CLU/Plg/TS-iPASS /HMDA/2023, Dated:21.11.2023 addressed to the Commr., Printing.
3. From M.C., HMDA Lr No. MIC0060011134977/CLU/Plg/TS-iPASS /HMDA/2023, Dated:12.02.2024.
4. Minutes of the Change of Land Use Committee meeting held on 15.03.2024.

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ORDER:

The draft variation to the land use envisaged in the Notified Master Plan MDP-2031, vide G.O.Ms.No.33 MA, dt:24-01-2013 issued in reference 2nd read above, was published in the extraordinary issue of the Telangana Gazette No. 217-B, Dated.21.11.2023. No objections or suggestions have been received from the public within the stipulated period. It is reported by the Metropolitan Commissioner, Hyderabad Metropolitan Development Authority, Hyderabad that the applicant has paid Change of land use charges of Rs.32,77,847/- (Rupees Thirty two Lakhs Seventy Seven Thousand and Eight Hundred and forty Seven only) vide FCM-23120273ZPV9, dt:02.12.2023 to the Commissioner of Industries through TG - iPASS online. Hence, the draft variation is confirmed.

2. The following notification shall be published in the next issue of Extraordinary Telangana Gazette.

3. The Metropolitan Commissioner, Hyderabad Metropolitan Development Authority, Hyderabad shall publish a notice in newspapers as specified in sub-section (4) of Section 15 of HMDA Act, 2008 on or before the date of Gazette Notification and furnish the copies of same to the Government.

NOTIFICATION

In exercise of the powers conferred by sub-section (1) of section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008), the Government hereby makes the following variation to the land use envisaged in the MDP-2031 notified vide G.O Ms.No.33, MA, dt.24.01.2013, as required by sub-section (1) of the said section.

VARIATION

The site in Sy.No.475/A of Elikata (V) Farooqnagar (M), Rangareddy District to an extent of 21852.31 Sq.mts which is presently earmarked for Conservation use in the Notified Master Plan MDP-2031, vide G.O.Ms.No.33 MA, dt:24-01-2013, is now designated as manufacturing use for setting up of Engineering Fabrication under "white" Category, **subject to the following conditions:**

- a) A full-fledged, functional STP / ETP shall established as per PCB norms. The ETP should be part of project & to be build prior to commissioning & 'Zero Liquid Disposal' Category norms to be implemented & shall comply all norms laid by PCB.

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- b) The applicant shall comply with the conditions laid down in the G.O.Ms.No.168, dt.07.04.2012 and G.O.Ms.No.33 MA, dt.24-01-2013.
- c) The applicant has to leave 3.00 Mtrs green buffer strip all along the site in order to segregate Industrial activity from the Conservation use activity & shall provide green buffer as per PCB norms.
- d) The change land use is exclusively for the purpose of Industry use. If any violation, the change of land use will be revoked.
- e) The applicant should commence civil works within 3 years and start commercial production within 5 years from the date of issue of orders from government and the application shall be revoked if the conditions are not allowed by the applicant.
- f) The applicant shall obtain prior permission from HMDA before undertaking any development on the site under reference.
- g) The applicant is whole responsible if any discrepancy occurs in the ownership aspects & ULC aspects & if any litigation occurs, the change of land use orders will be withdrawn without any notice.
- h) The applicant shall submit the affidavit /undertaking stating that they shall not undertake any kind of development /construction in the proposed Master Plan road area covered within the applicant site.
- i) CLU shall not be used as proof of any title of the land.
- j) The applicant has to fulfill any other conditions as may be imposed by the Competent Authority.
- k) The Change of land use does not bar any public agency including HMDA/Local Authority to acquire land for any public purpose as per law.

SCHEDULE OF BOUNDARIES

North : Sy.Nos. 475/P of Elikata (V)
South : Sy.Nos. 475/P of Elikata (V)
East : Sy.Nos. 475/P of Elikata (V)
West : Village boundary of Mughaligidda Existing 12.00 mtrs wide BT road.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF TELANGANA)

**M.DANA KISHORE
PRINCIPAL SECRETARY TO GOVERNMENT**

To
The Commissioner of Printing, Stationery & Stores Purchase, Hyderabad.
The Metropolitan Commissioner,
Hyderabad Metropolitan Development Authority, Hyderabad.

Copy to:

The individual through the Metropolitan Commissioner, Hyderabad
Metropolitan Development Authority, Hyderabad.
The Special Officer and Competent Authority,
Urban Land Ceiling, Hyderabad. (in name cover)
The District Collector, Ranga Reddy District.
Sc/Sf.

//FORWARDED BY ORDER//

SECTION OFFICER